



ASSOCIATION NEWSLETTER

May 1, 2009

CONCRETE SIDEWALKS TO BE REPAIRED / REPLACED NEXT WEEK

The Association will be repairing / replacing raised or broken sidewalks around Bldgs 7624, 7626, 7630, 7632, 7634, 7638, and 7640. The work is scheduled to start around the first week of May (5/4/09 – 5/8/09). If you live around these buildings, to minimize dust and noise, you may want to consider keeping your doors and windows closed while the work is going on.

LARGE ITEMS NOT BEING TAKEN AWAY BY TRASH HAULER

Someone recently left a couple of old closet doors in the trash enclosure by Bldg. 7638. Unfortunately, the Association will have to pay someone for hauling them away. The expense will cut into the amount that the Association can put away in its reserve for future expenditures.

As a reminder, if you have items that are more than regular household trash, like large items, e-waste or hazardous materials, etc., please make arrangements for them to be hauled away yourself. Your neighbors would appreciate your cooperation. Thank you.

P.S. If you have an appliance that you need to have picked up, you may want to call MARS at (805) 671-9394 for a pick up. The fee is about \$10.00 per visit. They will pick up built-ins, dishwashers, cook tops, water heaters, eye-level stoves, stackable washers/dryers, and televisions. There are a few requirements that they have so please call them first to verify that the service is still offered and the charged fee. Thank you.

EMAIL ADDRESS NEEDED

Email is becoming more and more efficient to notify our residents for things that affect our community, especially for emergency or short notice. Additionally, it also helps our environment and reduces costs. If you are new at the Grove, please send your email address to jamesn@bartlein.com. Please let us know whether you're the unit owner or tenant. Thanks.

ASSOCIATION TO REPAIR PRESSURE REGULATOR & BILL UNIT OWNER

In order to prevent damage to the foundation, seepage to lower units, and wasting of water, the Association will be repairing a leaking pressure regulator if it is not dealt with after a notice is distributed to the unit. All related costs will be passed on to the unit owner.

OFFICIAL WEBSITE OF THE GROVE – PLEASE CHECK

The official website address for our Association is <http://EucalyptusGrove.org>. For your convenience, you can find important information and documents (CC&R's, By-Laws, Amendments, Guidelines, newsletters, agendas, and other published correspondence) posted there. It is essential that all owners and residents are aware of the rules and regulations. In addition, if you have tenants, you are responsible for making sure they receive copies and understand the rules & regulations. Thank you.

NEW INFORMATION NEEDED

If you have new phone numbers, tenants, or e-mail/mailing address, please notify the Association in writing at the address below. It is important that information is kept current to ensure that all appropriate parties receive newsletters, e-mail or special mailings, and for emergency purposes. In addition, to help you in your dealings with lenders, the Association keeps track of the owners / tenants ratio. Your cooperation is appreciated.

BOARD MEETING SCHEDULED / REQUEST TO BE IN WRITING

The next Homeowners Association "Monthly" Board Meeting is scheduled for May 14, 2009, at 6:30PM, in the Meeting Room, at Bldg 7610. Unless otherwise notified, the meetings are usually held on the 2nd Thursday of the month. All owners are welcome. If you have a specific request for the Board to review, please put it in writing and send it at least 10 days before the meeting (to the address below). The agenda will be posted at the mailbox area and/or on the website several days before.

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